

Page 1: DRC Site Plan - Applicant Information Sheet

Rees: V CC: 2 Sels: V
 CD: V CT: V
 Neighborhood: Progress
 Civic Association

INSTRUCTIONS: The following information is requested pursuant to the City's Unified Land Development Regulations (ULDR). The application must be filled out accurately and completely. Please print or type and answer all questions. Indicate N/A if does not apply.

NOTE: To be filled out by Department

Project Name	B15038
Project Number	0717115

NOTE: For purpose of identification, the **PROPERTY OWNER** is the **APPLICANT**

Property Owner	FLL Property Ventures, LLC
Signature of Property Owner	<i>[Signature]</i>
If a signed letter is provided, no signature is required on the application by the owner.	
Address	2855 Le Jeune Road, 4th Floor, Coral Gables, FL 33134
Contact Person	David.Pendergraft@allaboardflorida.com
Phone Number	305-520-2365
Deed Type	<input type="checkbox"/> Warranty Deed or <input checked="" type="checkbox"/> Tax Record

NOTE: If **AGENT** is to represent **OWNER**, notarized letter of consent is required

Agent Name	
Agent Address	
Agent Phone	
Agent Email	
Agent Signature	

Project Name	All Aboard Florida - Parking Garage
Existing Address	155 NW 3rd Ave., Ft. Lauderdale, FL
New Address	
Project Description	See A-17 of Drawing Package (too big to fit in space provided)
Parcel Numbers	504210011700, 504210011690, 504210011670, 504210011669, 504210011660, 504210011650, 504210011570, 504210011571, 504210011580, 504210011590, 504
Project Description	A 7 Story Parking Garage located on the corner of NW 2nd Street and NW 4th Avenue with 584 parking spaces and 1,497 SF of Retail on the Ground Floor
Estimated Cost	\$ 13,836,000 (Including land costs)

NOTE: Park impact fees are assessed and collected at time of permit per each new hotel room and dwelling unit type.

Park Impact Fee	\$ 0
Fee Calculator	http://ci.ftlaud.fl.us/building_services/park_impact_fee_calc.htm

Project Name	Regional Activity Center
Project Description	Regional Activity Center - Transit Oriented Development
Project Type	RAC-TMU
Project Type	RAC-TMU
Project Type	Vacant
Project Type	0
Project Area	219,513 SF
Project Area	219,513 SF
Project Type	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No

	Required	Proposed
Project Area	N/A	42,333 SF/0.97 Acres
Project Area	N/A	N/A
Project Area	N/A	301'
Project Area	N/A	71', 7 Levels
Project Area	N/A	267' 3 9/16"
Project Area	N/A	5.20
Project Area	N/A	81%
Project Area	N/A	7,148 SF
Project Area	N/A	4,790 SF
Project Area	N/A	584

	Required	Proposed
Project Area	None	11'-6"
Project Area	None	21'-2"
Project Area	None	11'-6"
Project Area	None	None

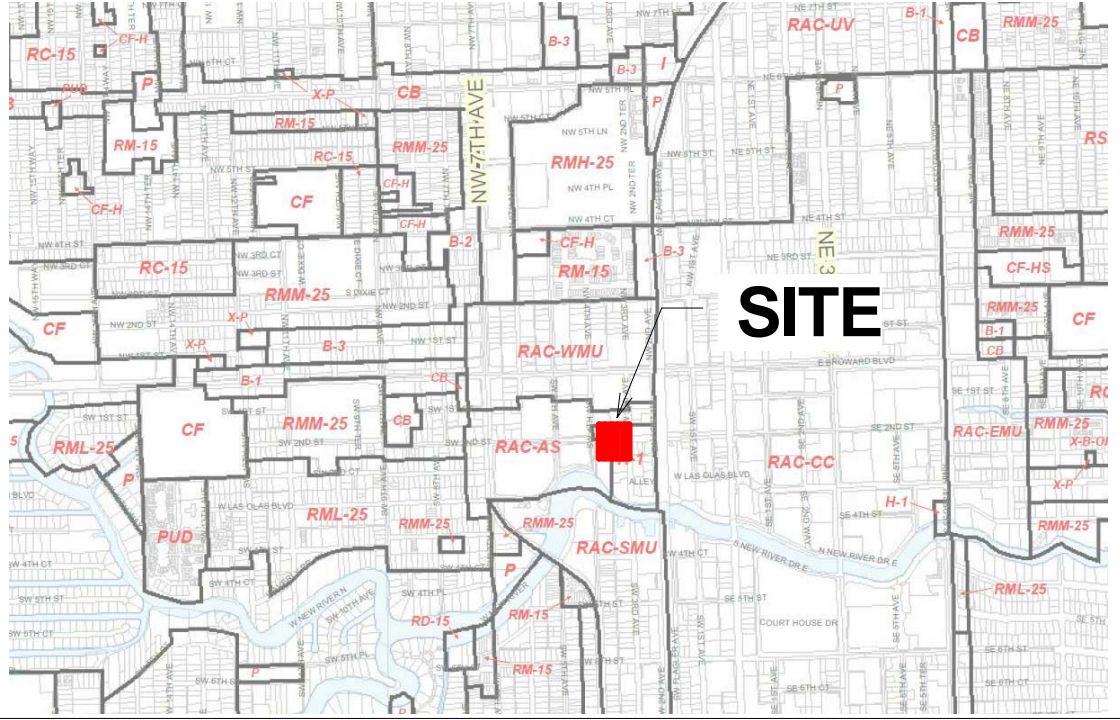
PROJECT DESIGN TEAM

ARCHITECTS ADACHE GROUP ARCHITECTS, INC. 550 SOUTH FEDERAL HIGHWAY FT. LAUDERDALE, FLORIDA 33301 PH: (954) 525-8133 FAX: (954) 728-8159 E-MAIL: info@adache.com	OWNER/DEVELOPER ALL ABOARD FLORIDA 2855 LE JEUNE ROAD, 4TH FLOOR CORAL GABLES, FLORIDA 33134 PH: (305) 520-2365 www.AIAboardFlorida.com
CIVIL / LANDSCAPE ARCHITECTS CHEN MOORE AND ASSOCIATES 500 WEST CYPRESS CREEK ROAD #630 FORT LAUDERDALE, FLORIDA 33334 PH: (954) 730-0707 x1002 EMAIL: pmoores@chenmoore.com	MEP ENGINEER FAE ENGINEERS 700 WEST HILLSBORO BOULEVARD, BLDG 1, SUITE 204 DEERFIELD BEACH, FLORIDA 33441 PH: (561) 391-9292 FAX: (561) 391-9898 EMAIL: srollin@FAEconsulting.com
STRUCTURAL ENGINEER MUENGINEERS 3440 NE 12TH AVENUE OAKLAND PARK, FLORIDA 33334 PH: (954) 324-4730 EMAIL: munteweger@muengineers.com	GENERAL CONTRACTOR MOSS 2101 N. ANDREWS AVE., SUITE 300 FORT LAUDERDALE, FLORIDA 33311 PH: (954) 524-5678 FAX: (954) 712-5999 EMAIL: tporak@mossesmail.com

LOCATION/VICINITY MAP



ZONING/LAND USE MAP: RAC-WMU



LIST OF DRAWINGS:

ARCHITECTURE	
A-1	COVER SHEET
A-2	DATA SHEET
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A-7	SURVEY
A-8	SURVEY
A-9	SITE PHOTOS
A-10	SITE PHOTOS
A-11	SITE PHOTOS
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A-15	RENDERINGS
A-16	RENDERINGS
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A-29	SHADE AND SHADOW STUDY
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C1.01	EXISTING CONDITIONS & DEMOLITION PLAN
C2.01	PAVING, GRADING & DRAINAGE PLAN
C3.01	WATER AND SEWER PLAN
C4.01	SIGNING & MARKING PLAN
LANDSCAPE	
L1.00	TREE DISPOSITION PLAN
L2.00	LANDSCAPE PLAN
L2.01	LANDSCAPE NOTES AND DETAILS
L2.02	LANDSCAPE SPECIFICATIONS
MEP	
EPH1.1a	GROUND FLOOR - DAYTIME PHOTOMETRIC PLAN
EPH1.1b	GROUND FLOOR - NIGHT TIME PHOTOMETRIC PLAN
EPH1.2a	TYPICAL FLOOR - DAYTIME PHOTOMETRIC PLAN
EPH1.2b	TYPICAL FLOOR - NIGHT TIME PHOTOMETRIC PLAN
EPH1.3	6TH FLOOR - DAY & NIGHT TIME PHOTOMETRIC PLAN
EPH1.4	7TH FLOOR - DAY & NIGHT TIME PHOTOMETRIC PLAN
EPH2.1	LIGHTING FIXTURE CUT SHEETS & DETAILS

RENDERING FROM STATION AT NE CORNER



PARKING GARAGE FORT LAUDERDALE, FLORIDA

155 NW 3RD AVENUE
FORT LAUDERDALE, FLORIDA 33311

adache
group architects

550 South Federal Highway
Fort Lauderdale, Florida 33301
t: 954.525.8133 f: 954.728.8159
www.adache.com
Florida License: AA 0000579

ISSUED FOR DRC: 08/11/15

PARKING GARAGE

FORT LAUDERDALE, FLORIDA

PROJECT DESCRIPTION

PARCEL ID:
ADDRESS: 155 NW 3RD AVENUE, FORT LAUDERDALE, FLORIDA 33311
A 7 STORY PARKING GARAGE BUILDING LOCATED ON THE CORNER OF NW 2ND STREET AND NW 4TH AVENUE IN FORT LAUDERDALE, FLORIDA. IT WILL CONTAIN 584 PARKING SPACES ON 7 FLOORS. 12 ACESIBLE PARKING SPACES ARE PROVIDED.

SITE CRITERIA AND BUILDING DATA

A. LAND USE DESIGNATION	REGIONAL ACTIVITY CENTER
B. ZONING DESIGNATION	(RAC-TMU) TRANSITIONAL MIXED USE
C. SITE AREA	83,630 SQUARE FEET = 1.92 ACRES
THIS PORTION	42,333 SQUARE FEET = 0.97 ACRES
D. WATER / WASTE WATER SERVICE PROVIDER	CITY OF FORT LAUDERDALE
E. PARKING DATA	NOT APPLICABLE
TOTAL PARKING REQUIRED	584 SPACES - 12 ACCESSIBLE
TOTAL PARKING PROVIDED	34,270 S.F. = 81% OF SITE AREA
F. BUILDING FOOTPRINT/ LOT COVERAGE	219,919/42,333 S.F.(.97 ACRES) = 5.20 F.A.R.
G. F.A.R.	71'-0" TO TOP OF ROOF SLAB ABOVE GRADE
H. BUILDING HEIGHT	7 STORIES
I. NUMBER OF STORIES	
J. SEE NARRATIVES AND ATTACHMENTS FOR ADDITIONAL INFORMATION	
K. CURRENT USE OF PROPERTY AND INTENSITY:	VACANT LAND
L. LOADING ZONE:	NOT APPLICABLE
M. STRUCTURE LENGTH:	267'-3 9/16"
N. OPEN SPACE:	7,148.73 SQUARE FEET
O. VEHICULAR USE AREA:	914.27 SQUARE FEET
P. LANDSCAPE AREA:	4,790 SQUARE FEET
Q. SETBACKS:	SEE DATA SHEET ON A-2

LEGAL DESCRIPTION

The land referred to herein below is situated in the County of Broward, State of Florida, and is described as follows:

Parcel 1:
Lots 1, 2, 3, 4 and 5, in Block 10, of the Town of Fort Lauderdale, according to the Plat thereof, as recorded in Plat Book "B", at Page 40, of the Public Records of Miami-Dade County, Florida, said lands situate, lying and being in Broward County, Florida.

Parcel 2:
Lots 19, 20, 21 and 22, in Block 10, of the Town of Fort Lauderdale, according to the Plat thereof, as recorded in Plat Book "B", at Page 40, of the Public Records of Miami-Dade County, Florida, said lands situate, lying and being in Broward County, Florida.

Parcel 3:
The East 85 feet of Lots 23 and 24, in Block 10, of the Town of Fort Lauderdale, according to the Plat thereof, as recorded in Plat Book "B", at Page 40, of the Public Records of Miami-Dade County, Florida, said lands situate, lying and being in Broward County, Florida.

Parcel 4:
The West 60 feet of Lots 23 and 24, in Block 10, of the Town of Fort Lauderdale, according to the Plat thereof, as recorded in Plat Book "B", at Page 40, of the Public Records of Miami-Dade County, Florida, said lands situate, lying and being in Broward County, Florida.

All of the above together with all of that portion of the 14.00 foot alley lying adjacent to Lots 1 through 5, inclusive, Block, 10, and Lots 20 through 24, inclusive, Block 10, and the East ½ of said 14.00 foot alley adjacent to Lot 19, Block 10, Town of Fort Lauderdale, according to the Plat thereof, as recorded in Plat Book "B", at Page 40, of the Public Records of Miami-Dade County, Florida, said lands situate, lying and being in Broward County, Florida, as vacated by Ordinance No. C-05-27, filed January 4, 2006, in Official Records Book 41207, at Page 1719.

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group architects

PROJECT DESIGN TEAM:

ARCHITECTS

ADACHE GROUP ARCHITECTS
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CONTRACTOR

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CIVIL / LANDSCAPE

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MEP ENGINEERS

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DEERFIELD BEACH, FLORIDA 33441
PH: (561) 391-9292
E-MAIL: info@FAEConsulting.com

OWNER:



PROJECT:

FORT LAUDERDALE
PARKING GARAGE
Broward Blvd, Fort Lauderdale, FL.

SEAL:

ISSUED FOR:

DRC SUBMITTAL

DATE:

07/17/15

REVISIONS:

No.	DATE	REMARKS

SHEET TITLE:

COVER SHEET

ALL IDEAS, DESIGNS, ARRANGEMENTS, PLANS AND SPECIFICATIONS INDICATED OR REPRESENTED BY THIS DRAWING ARE OWNED BY, AND THE PROPERTY OF ADACHE GROUP ARCHITECTS, AND WERE CREATED, EVOLVED AND DEVELOPED FOR USE ON, AND IN CONNECTION WITH, THE SPECIFIED PROJECT. NONE OF THESE IDEAS, PLANS, ARRANGEMENTS, AND SPECIFICATIONS SHALL BE USED BY OR DISCLOSED TO ANY PERSON, CORPORATION OR FIRM FOR ANY PURPOSE WHATSOEVER WITHOUT THE WRITTEN PERMISSION OF ADACHE GROUP ARCHITECTS. VISUAL CONTACT WITH THESE PLANS OR SPECIFICATIONS SHALL CONSTITUTE CONCLUSIVE EVIDENCE OF ACCEPTANCE OF THESE RESTRICTIONS. ALL RIGHTS RESERVED. © 2015
FLORIDA LICENSE # AR0007073

DATE:

07/17/15

SCALE:

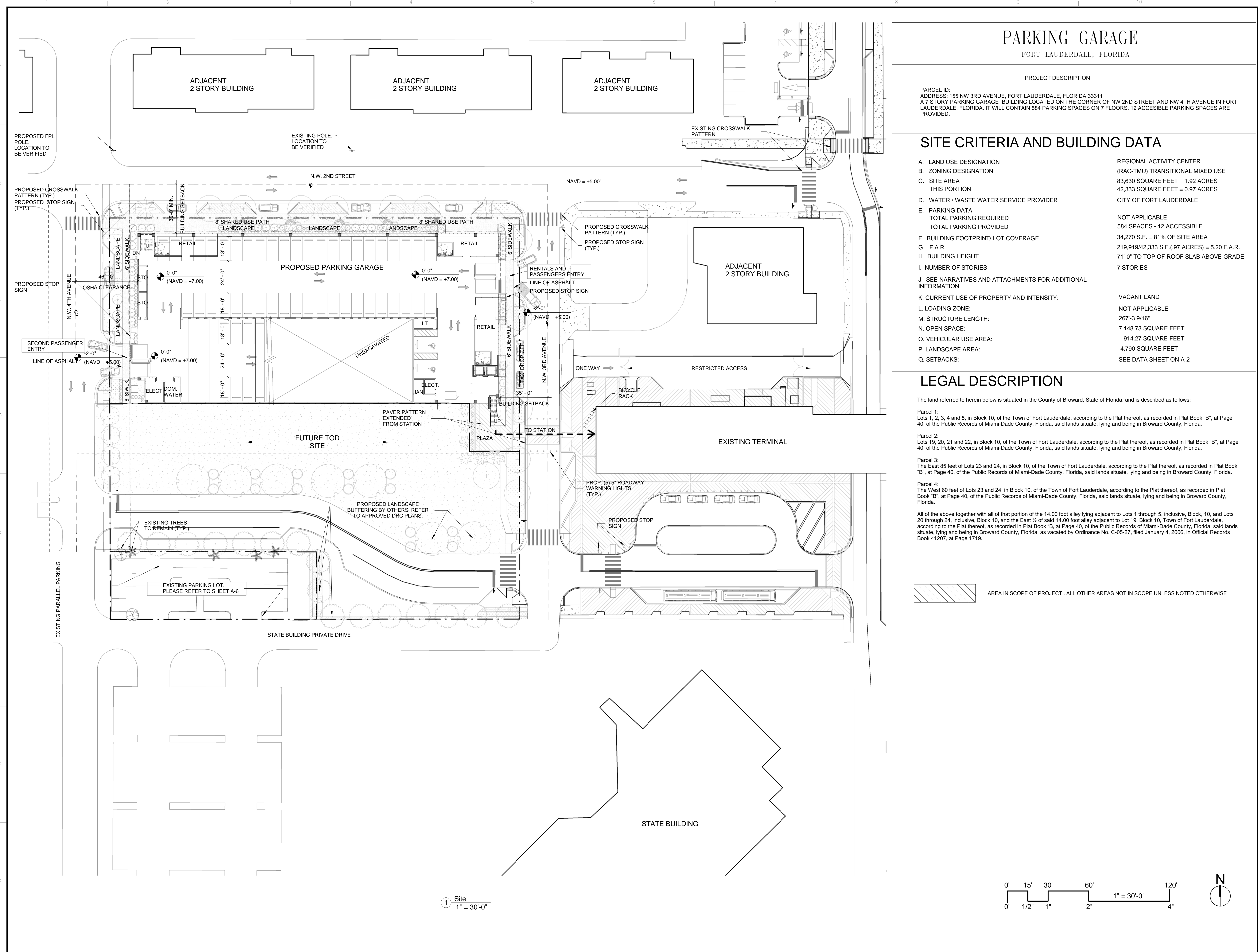
DRAWN BY: A.Q.

CHECKED BY: B.T.S.

JOB NO.: 53.02

SHEET NO.:

A-1



PARKING GARAGE

FORT LAUDERDALE, FLORIDA

PROJECT DESCRIPTION

PARCEL ID:
ADDRESS: 155 NW 3RD AVENUE, FORT LAUDERDALE, FLORIDA 33311
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G. F.A.R.	219,919/42,333 S.F.(.97 ACRES) = 5.20 F.A.R.
H. BUILDING HEIGHT	71'-0" TO TOP OF ROOF SLAB ABOVE GRADE
I. NUMBER OF STORIES	7 STORIES
J. SEE NARRATIVES AND ATTACHMENTS FOR ADDITIONAL INFORMATION	
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AREA IN SCOPE OF PROJECT . ALL OTHER AREAS NOT IN SCOPE UNLESS NOTED OTHERWISE

adache
group architects

PROJECT DESIGN TEAM:

ARCHITECTS

ADACHE GROUP ARCHITECTS
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OWNER:



PROJECT:

FORT LAUDERDALE
PARKING GARAGE
Broward Blvd, Fort Lauderdale, FL.

SEAL:

ISSUED FOR: DRC SUBMITTAL

DATE: 07/17/15

REVISIONS:

No.	DATE	REMARKS

SHEET TITLE:

SITE PLAN

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FLORIDA LICENSE # AR0007073

DATE: 07/17/15

SCALE: As indicated

DRAWN BY: A.Q.

CHECKED BY: B.T.S.

JOB NO.: 53.02

SHEET NO.:

A-17

PROJECT DESIGN TEAM:

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ELEVATIONS

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DATE: 07/17/15

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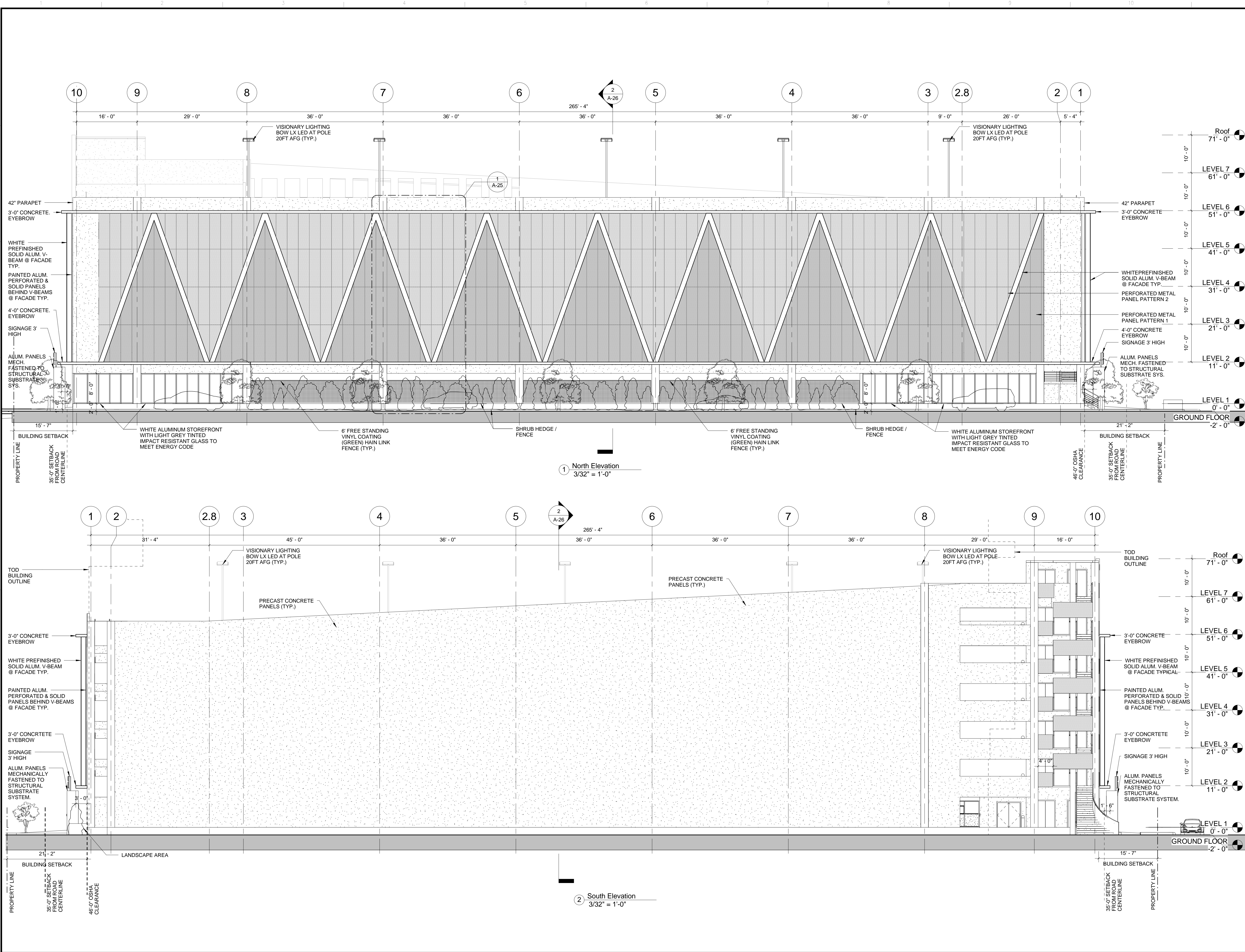
DRAWN BY: A.Q.

CHECKED BY: B.T.S.

JOB NO.: 53.02

SHEET NO.:

A-22



PROJECT DESIGN TEAM:

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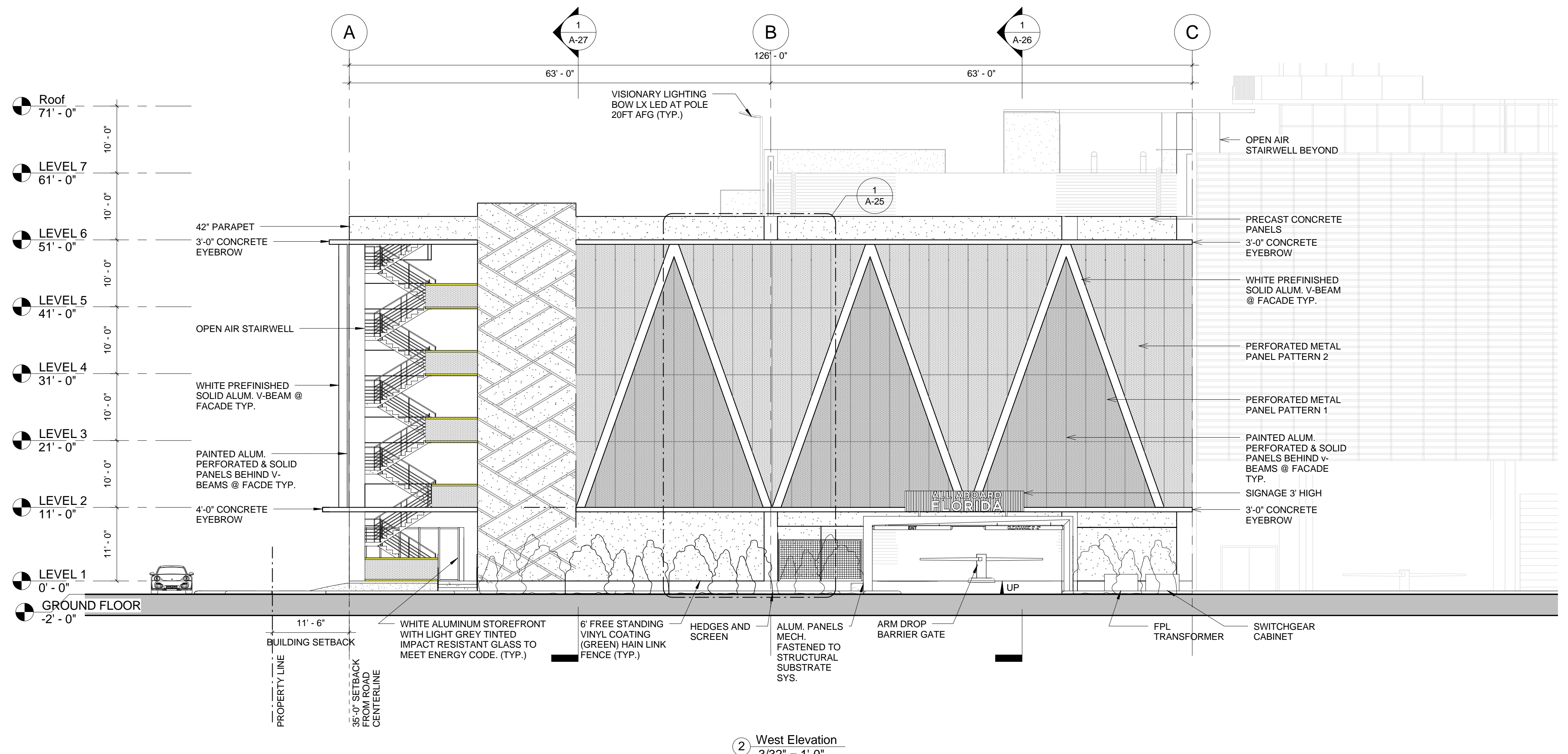
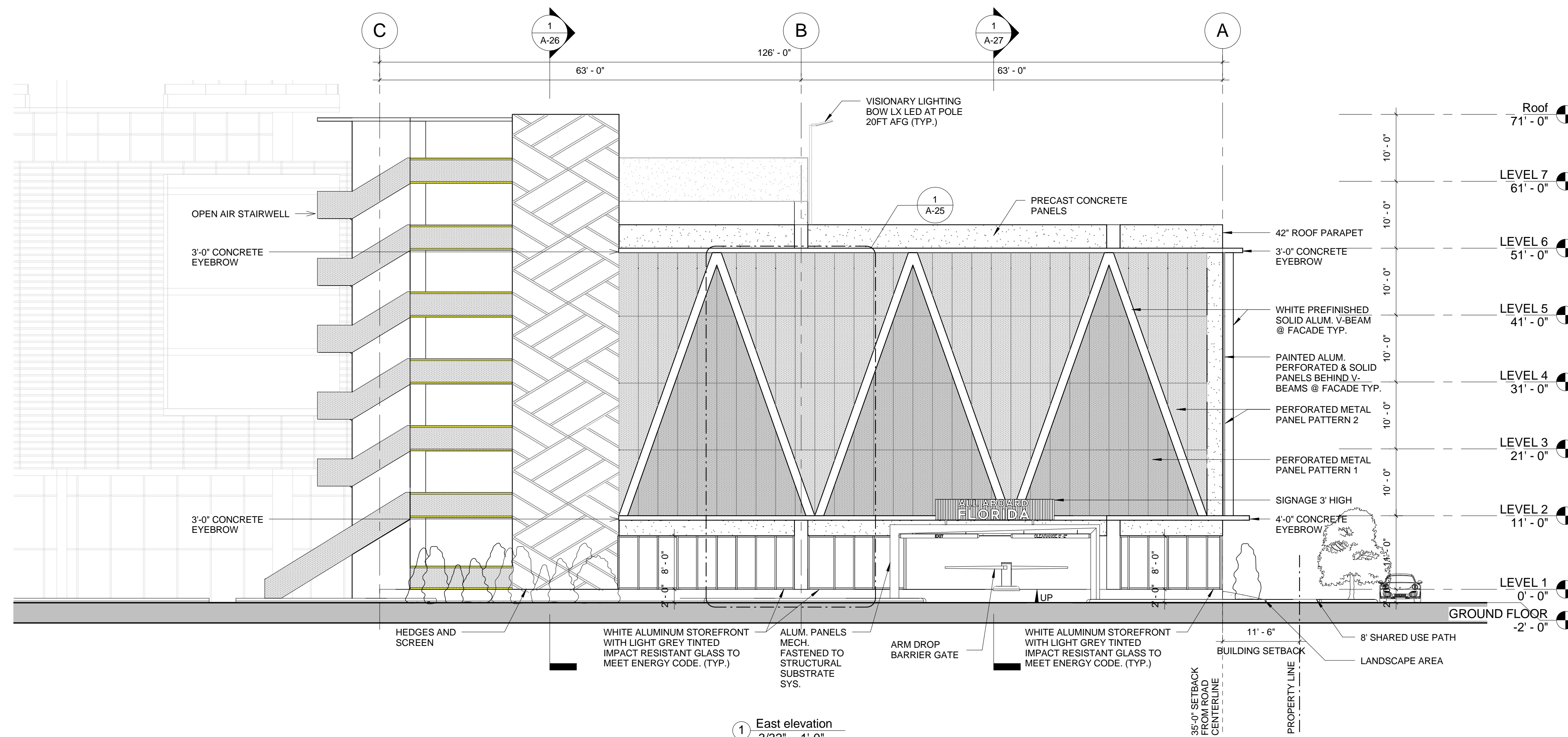
DRAWN BY: A.Q.

CHECKED BY: B.T.S.

JOB NO.: 53.02

SHEET NO.:

A-23





CITY OF FORT LAUDERDALE

DEVELOPMENT REVIEW COMMITTEE (DRC) COMMENT REPORT

Meeting Date: August 11, 2015

Project Name: FLL Property Ventures, LLC / All Aboard Florida-
Parking Garage

Case Number: R15038

Request: Site Plan Level II Review: Parking Garage with
1497sf Retail

Location: 155 NW 3rd Avenue

Zoning: Regional Activity Center – West Mixed Use (RAC-
WMU)

Land Use: Downtown Regional Activity Center

Project Planner: Jim Hetzel

Case Number:
R15038_Airport

CASE COMMENTS:

Please provide a response to the following:

- 1) A Notice of Proposed Construction or Alteration form (7460-1) must be filed with the FAA and a determination of no hazard to air navigation issued since the proposed building is in the Protected Approach to Downtown Heliport (DT1). An airspace study number must be assigned to the project before requesting any preliminary sign offs. The FAA must issue a determination of no hazard to air navigation letter prior to requesting final sign off.
- 2) A second Notice of Proposed Construction or Alteration must be filed for the construction crane or equipment that will exceed the height of the building.
- 3) Please refer to the web site listed below for information regarding how to file electronically or hard copy <https://oeaaa.faa.gov/oeaaa/external/portal.jsp> The two notices should be filed with the FAA as soon as possible since it typically takes at least 60 days for the FAA to issue a determination.

Case Number: R15038

CASE COMMENTS:

NONE – Signature NOT required.

GENERAL COMMENTS:

The following comments are for informational purposes.

Please consider the following prior to submittal for Final DRC:

1. The Florida Building Code shall apply to the construction, alteration, movement, enlargement, replacement, repair, equipment, use and occupancy, location, maintenance, removal and demolition of every building or structure or any appurtenances connected or attached to such buildings or structures.
2. The City of Fort Lauderdale is a participating municipality in the National Flood Insurance Program (NFIP). The requirements specific to the City of Fort Lauderdale can be found in **Chapter 14 - FLOODPLAIN MANAGEMENT of the Code of Ordinances** and accessed at;
 - a. https://www.municode.com/library/fl/fort_lauderdale/codes/code_of_ordinances?nodeId=COOR_CH14FLMA

Please consider the following prior to submittal for Building Permit:

1. On June 30 2015, the 5th Edition of the Florida Building Code was adopted. All work described in Section 101.2, of the Broward County Administrative portion of the Florida Building Code, will govern the administration and enforcement of the proposed work. Each building and or structure will require a separate permit. The following websites will assist in the design considerations;
 - b. <http://www.fortlauderdale.gov/departments/sustainable-development/building-services>
 - c. https://floridabuilding.org/dca/dca_fbc_default.aspx
 - d. <http://www.broward.org/codeappeals/pages/default.aspx>

Case Number: R15038

RIGHT OF WAY / EASEMENT DEDICATIONS REQUIRED PER ULDR SECTION 47-25.2.M.5:

- a. 5' (min.) Right-of-Way and/or permanent easement dedication along east side of N.W. 4th Avenue, to complete half of 50' Right-of-Way section; show linework in the plans and provide exhibit, as appropriate
- b. 20' corner chord Right-of-Way dedication on southeast corner of N.W. 4th Avenue & N.W. 2nd Street intersection; show linework in the plans and provide exhibit, as appropriate
- c. 20' corner chord Right-of-Way dedication on southeast corner of N.W. 4th Avenue & N.W. 3rd Avenue intersection; show linework in the plans and provide exhibit, as appropriate
- d. Right-of-Way and/or permanent easement dedication along east side of N.W. 4th Avenue, to allow sufficient width in order to provide a 7'-wide clear path for pedestrian access; show linework in the plans and provide exhibit, as appropriate
- e. Right-of-Way and/or permanent easement dedication along south side of N.W. 2nd Street, to allow sufficient width in order to provide a 7'-wide clear path for pedestrian access; show linework in the plans and provide exhibit, as appropriate
- f. Right-of-Way and/or permanent easement dedication along west side of N.W. 3rd Avenue, to allow sufficient width in order to provide a 7'-wide clear path for pedestrian access; show linework in the plans and provide exhibit, as appropriate

CASE COMMENTS:

A. Please respond to Comments 1 through 28 prior to Final DRC sign off

1. Meet the City's Adequacy requirements to services provided to the public (fire service, water, wastewater, stormwater, transportation, etc.), per ULDR Section 47-25.2 of the City's Code of Ordinances. Assess potential demands and impacts on City services and prepare a design for each that utilizes existing water, wastewater, stormwater, and transportation infrastructure to adequately serve this project. If adequate infrastructure is not available, prepare a design that extends/expands the connection to the nearest City system to adequately serve this development.
 - a. Prepare service demand calculations for water & wastewater services and obtain a letter of service availability from the City's Public Works – Engineering Department. Please contact Jorge Holguin at 954-828-5675 or JHolguin@fortlauderdale.gov.
 - b. Prepare & submit an application for a Developer Agreement (Water & Wastewater permit packages) with the Department of Sustainable Development. Coordinate the submittal through Alex Scheffer, P.E. – Urban Design Engineer at (954) 828-5123 or AScheffer@fortlauderdale.gov.
 - c. A Traffic Impact Study may be required in accordance with ULDR Section 47-25.2.M.4 of the City's Code of Ordinances. For detailed information on methodology and procedures concerning the TIS coordinate with Alia Awwad, P.E. [(954) 828-6078 or AAwwad@fortlauderdale.gov] and/or Eric Houston [(954) 828-5216 or EHouston@fortlauderdale.gov] with the Transportation & Mobility Department to fulfill transport aspect of the Adequacy requirements.
 - d. Coordinate the minimum Finished Floor Elevation and site grading approval with Richard Benton – City Floodplain Manager at (954) 828-6133 or RBenton@fortlauderdale.gov; please note that additional notes may be required on the Site Data table.
2. Obtain approval from the Florida Department of Transportation (FDOT) for the Strategic Intermodal System (SIS) Program. The site plan shall be reviewed and approved by FDOT. Please contact Ms. Tammy Campbell at 954-777-4668 (tammy.campbell@dot.state.fl.us) to inquire whether the SIS approval is required for the proposed development.

3. Provide documentation from the Broward County Planning Council (BCPC) verifying whether the site requires platting/replatting. The documents from BCPC shall be submitted to the City's engineering reviewer. The BCPC may be contacted at (954) 357-6695.
4. A Traffic Impact Study may be required in accordance with ULDR Section 47-25.2.M.4 of the City's Code of Ordinances. For detailed information on methodology and procedures concerning the TIS, please contact Alia Awwad, P.E. at (954) 828-6078 or AAwwad@fortlauderdale.gov.
5. Show and callout delineations for proposed Right-of-Way (including corner chords) and permanent easement boundaries more prominently on the Site Plan and the Civil drawings.
6. Dimension typical roadway travel lane widths and parking lane lengths/widths on the Site Plan for N.W. 4th Avenue, N.W. 2nd Street, and N.W. 3rd Avenue.
7. Sheet A-17 – 'Taxi Drop-Off' shown and labeled on the west side of N.W. 3rd Avenue, adjacent to the proposed development, is not allowed within City Right-of-Way or permanent easements. Consider relocating this drop-off area to the proposed Private Drive located just north of N.W. 1st Street, between N.W. 4th Avenue and N.W. 3rd Avenue.
8. Sheet A-18 – Discuss why N.W. 4th Avenue Northbound travel lane is proposed to be 20'-wide, and why the street is shown wider approaching the N.W. 2nd Street intersection, compared with just south of the Parking Garage driveway access. Consider shifting curb line back, for a consistent lane width.
9. Sheet A-18 – Coordinate with FP&L the utility easement required for the proposed FPL Transformer shown, located near the southwest corner of the proposed development.
10. Sheet C1.01 – Discuss disposition of '35' Utility Easements To Be Abandoned'; please be advised that easement vacations require separate DRC and Commission approval.
11. Provide and label typical roadway cross-sections, incorporating on-street parallel parking as appropriate, for the proposed development side of N.W. 4th Avenue, N.W. 2nd Street, and N.W. 3rd Avenue.
12. Proposed N.W. 4th Avenue roadway layout – Architectural plans are not consistent with Civil plans. For instance, proposed Northbound curb line is approximately aligned with existing Right-of-Way boundary on Sheet A-18, but the same curb line is shown about 5' inside the Right-of-Way boundary on Sheet C2.01.
13. Per ULDR Section 47-20.5.C.6, provide and dimension the minimum stacking distance required for driveway ingress to and egress from the proposed parking garage – a minimum of 12' wide by 22' long area for each vehicle to be accommodated within the stacking area.
14. Show and label sight triangles as appropriate (per ULDR Section 47-2.2.Q), for safe and adequate access of drivers and pedestrians, on the Site Plan, Landscape Plans, and Civil Plans: intersections of driveways with streets (measured from pavement edges), alleys with alleys (measured from property lines extended), alleys with streets (measured from property lines extended), and streets with streets (measured from property lines extended).
15. Per ULDR Section 47-19.1.E, no accessory use or structure shall be permitted within a sight triangle except as provided in Section 47-35 of the ULDR.
16. Show proposed structural soil on Landscape and Civil typical sections and details as appropriate, as well as drainage pipes required to adequately convey drainage from structural soil areas.

17. Discuss how sidewalk runoff from proposed development (between building and Right-of-Way boundary) will be mitigated such that it won't be conveyed into the adjacent existing public storm drain infrastructure, or whether additional infrastructure will be required. Consider transposing the sidewalk and landscape areas, such that green areas just beyond the proposed curb line are increased and can be utilized for bioswales.
18. Discuss proposed curb feature shown on east side of N.W. 4th Avenue (north side of driveway access to parking garage), which appears to be a drainage flume. Consider also using this drainage feature on the south side of N.W. 2nd Street and on the west side of N.W. 3rd Avenue, in conjunction with bioswales located in adjacent green areas.
19. Discuss tree grates on south side of N.W. 2nd Street, adjacent to the proposed development, and how they impact the ability to provide a 7'-wide clear path for pedestrian access.
20. N.W. 3rd Avenue, between N.W. 2nd Street and Private Driveway – proposed sidewalk on west side of street should be the same width and offset from the roadway, for the entire block.
21. Be advised that any road cuts for utilities or curb cuts within 50' in the City Right-Of-Way shall be restored to full lane width, per City Code of Ordinances Section 25-108.
22. Please prepare and submit the following exhibits which clearly define the following (as applicable):
 - a. Construction Phasing Exhibit
 - b. Right-of-Way / Easement Dedication / Vacation Exhibit
 - c. Maintenance Agreement Area Exhibit
 - d. Revocable License Area Exhibit
23. Provide the ADA parking, access/driveway, and sidewalks/ramps in accordance with Chapter 553 of the Florida's Statutes, "Accessibility of Handicapped Persons" and latest edition of "Accessibility Requirements Manual" by Department of Community Affairs Florida Board of Building Codes and Standard and in accordance with American Disability Act (ADA).
24. Submit a signed and sealed survey showing all above ground improvements, utilities, rights of way dimensions and all easements. This survey shall be based on an a Standard Title Commitment issued by a title insurer licensed to do business in Florida or an Opinion of Title issued by an attorney admitted to the Florida Bar. The title commitment or Opinion of Title must have an effective date no more than thirty days prior to the date of submittal of the survey and must be certified to the City of Fort Lauderdale. Additionally, an affidavit shall be provided by the property owner attesting that there were no additional recordings of easements or encroachments from survey date to the final DRC sign off date.
25. Prepare and submit an erosion and sediment control plan. This plan shall be reviewed for the drainage impacts to adjacent properties, surrounding Right-of-Way, stormwater facilities, and neighboring water bodies.
26. Show utilities on the lighting and landscaping plans for potential conflict.
27. Verify the existing utilities shown on the survey and describe whether the connection and routing of franchised utilities (power, cable, gas, communications, etc.) serving the proposed development will need to be removed and/or relocated.
28. Please discuss the locations/relocation of the underground utilities with the City Public Works Department - Utilities, Rick Johnson at RJohnson@fortlauderdale.gov or (954) 828-7809.

B. Respond to Comments 29 through 44 prior to Engineering Permit Approval

29. Prepare and submit the following civil engineering drawings, signed and sealed by a Florida registered professional Civil Engineer:
- Paving, Grading, and Drainage Plan, including the sizes and dimensions of all stormwater infrastructure.
 - Water and Sewer Plan, including any existing water main, force mains, gravity mains, etc. (show all materials & pipe sizes on the plan). Please be advised that all water main shall be constructed with DIP piping in the City Right-Of-Way.
 - Provide typical cross-sections and section profiles along all property lines, and show how the existing and proposed grades will tie to one another. Also, show spot elevations along the perimeter (property lines) on the Paving, Grading, and Drainage plan.
 - Signing and marking plan, including the radii for all landscaping and pavement areas.
30. Provide an on-site drainage system along with storm runoff calculations (signed and sealed by a Florida registered professional engineer). The calculations shall show how the minimum road crown and finished floor elevations are met, and how the 25-year, 3-day storm event is maintained on site with zero discharge to Right-of-Way and adjacent properties. In addition, please note that the City does not allow connecting the on-site stormwater drainage system with those in the City's Right-of-Way. Fill requirements to be provided by City Floodplain Manager, Richard Benton.
31. Provide support data that this site meets the fire hydrant locations and distribution as per the NFPA Codes and Standards. Clearly show all existing and proposed fire hydrants and 500-foot radius of coverage area. In addition, please note that a fire hydrant shall be installed within 100 feet of the Fire Department Connection.
32. Resolve the minimum standards for the State of Florida Notice of Intent (FAC 62-621.300(4)(b)) per the Florida Department of Environmental Protection (FDEP) criteria. Notice is required for sites of one (1) acre or larger site area with the potential for discharge of sediments to surrounding surface waters or drainage systems which discharge indirectly to those surface waters as classified or otherwise identified in the Florida Administrative Code (FAC). Therefore, the Applicants whose projects disturb one or more acres of soil or whose projects disturb less than one acre but are part of a larger common plan of development that in total disturbs one or more acres, are required to obtain coverage under the General Permit for Discharges of Storm Water Associated with Construction Activity.
33. Please be advised that all proposed improvements within or adjacent to the City's Right-of-Way are subject to issuance of permit from the City, as well as the execution of an agreement that may authorize the City for removing those improvements for any public purpose in the future. In addition, please note that a maintenance agreement shall be executed with the City acknowledging that the Applicant will maintain all the facilities, landscaping, and hardscaping improvements within the City's Right-of-Way.
- Please note that all easements and maintenance agreements shall be recorded prior to final permit close out and Certificate of Occupancy issuance.
34. Obtain a Transportation Concurrency Satisfaction Certificate from the Broward County Planning and Environmental Regulation Division (BCPERD). Please contact Evangeline Kalus at (954) 357-6632 or EKalus@broward.org at BCPERD to determine whether the project is subject to the Transportation Concurrency Fees. In addition, please contact Pierre Dougniaux with the Broward County Transit Division at (954) 357-8304 to determine what (if any) improvements are suggested to ensure mobility needs are adequately met for this proposed site.
35. Obtain a general or surface water management license from the Broward County Environmental Protection & Growth Management Division (BCEPGMD). Route certified calculations with Paving & Drainage plans to engineering reviewer.
36. Verify the means for the demolishing the existing structures on the property so that appropriate timely notice and coordination can be executed with the City's Public Works Utilities, and franchise utility companies to

control the impacts from the demolition. Please be advised that a permit is required for demolishing work activities.

37. Prepare an appropriate staging plan, which includes phasing and information regarding the site layout of the temporary construction measures. The purpose of this plan is to identify the temporary construction measures that will be used to protect the general public, adjoining properties, and minimize the impact of the construction on neighboring transportation system, landscaping, Right-of-Way encroachments, and businesses. The items to be addressed by the staging plan shall include but not limited to the following:
- a. Submit a Construction Phasing Plan clearly depicting the phasing of construction if applicable. The plan shall show the following:
 1. Include a narrative for each phase along with roadways utilized for materials delivery
 2. Clearly show boundaries of the site, dimensions and names of all streets and alleys, direction of travel, bike lanes, on-street parking and sidewalks
 3. Show location of Job trailers or construction offices for the staff, general contractor, and subcontractors with Finished Floor Elevations
 4. Show location, type and size of temporary construction fencing, including locations of gates and gate swing radii. If corners of fence correspond with cross streets, propose a fence boundary that will not obstruct sight lines for motor vehicles
 5. Show location and type of construction crane(s), including span radius
 6. Indicate location and number of portable rest rooms, dumpsters, and trash chutes
 7. Show location of the Fire Department Connection during construction and a water supply (hydrant) in accordance with N.F.P.A.1, Chapter 29
 8. Show location of any sidewalk to be closed or protected as required by Chapter 33 of the Florida Building Code
 9. Indicate location and time frame of any street closures (part or all of street) with a detour signage plan meeting MUTCD standards, prepared by a Certified Traffic engineer or technician. Please be advised that the City Commission approval will be required for detours and street and sidewalk closures lasting over 72 hours, and the said approval may take eight (8) weeks or more
 10. Show all existing parking spaces that may be affected by the construction (or construction phasing) and indicate all parking spaces that would be included within proposed construction boundaries for each phase
 11. Show location of parking for inspectors and construction personnel. Include all off site parking-location, period of lease and number of spaces leased. If shuttle will be provided between parking and job site – give shuttle schedule and show route of shuttle
 12. Show loading/unloading areas for material delivery to include entry and exit path of vehicles without backing into street
 13. Show routes that delivery trucks will be instructed to follow when traveling to and from the site. All efforts should be made to avoid residential and/or small, merchant lined streets. This may be shown on a separate drawing, prepared at an appropriate scale in order to illustrate route through the City
 14. Indicate where and how concrete trucks will stage during multiple yardage pours
 15. Provide an Erosion Control Plan and show location and type of silt fencing for dust control along with measures for erosion control against material leaving site from vehicular traffic
 16. Indicate the locations of storm inlets. If physical measures will be taken to protect inlets, illustrate these on the Erosion Control Plan
 17. Show locations of truck wash-off area and procedures, including tires and concrete chutes
 18. Indicate schedule for street sweeping of periphery of construction site
 19. Indicate if dewatering is proposed.
38. Obtain a dewatering permit as required from the Broward County Environmental Protection Dept. (EPD). This permit is required only if the site is within 1/4 mile of a known contamination site. The EPD contact is David Vanlandingham (dvanlandingham@broward.org or 954/519-1478). He prefers to be notified via email for the quickest response. You can view their standard operation procedures for dewatering at http://www.broward.org/pprd/cs_dewatering.htm.

39. Apply and obtain a South Florida Water Management District (SFWMD) dewatering permit activities if off-site discharge is anticipated. Any planned activity that requires dewatering needs to be reviewed by SFWMD. In many cases, this could involve an email to SFWMD that include a description of the activity. If no permit is required, SFWMD will let you know. The SFWMD contact person is Steve Memberg (smemberg@sfwmd.gov).
40. Contact the Broward County Transit to determine whether the project is within the Transportation Concurrency Exception Area (TCEA) and subject to road impact fees. The City's Transportation Element requires developers within the TCEA to meet with and include the Broward County Transit representatives in proposed enhancements or improvements to their systems. Please contact Pierre Dogniaux (B.C. Transit) at 954-357-8304 to determine what (if any) improvements are suggested to ensure mobility needs are adequately met for this proposed site.
41. Pay capital expansion fees for water and wastewater treatment, distribution, and disposal at the rate identified in Ordinance C-05-21. The fee will be calculated based on Equivalent Residential Connections (ERC's). Provide a calculation for existing and proposed ERC's for approval by Urban Design Engineer. Impact fees shall be paid prior to the issuance of the building permit.
42. Please note that any lighting onsite or in the City's Right-of-Way or both, shall be approved and authorized by the City's Engineering and /or Building (Electrical Staff) Department. Any lighting placed in the Right-of-Way shall be powered by an approved lighting circuit from the proposed development or FPL source, and will require an engineering permit. Any new lighting system powered by private source shall require a revocable license agreement with the City along with a "disconnect" that shall be accessible by Facilities Maintenance staff in or near the right of way. Please contact the Facilities Maintenance office, David Smith at (954) 828-6560, for information concerning the lighting within the City's Right-Of-Way.
43. Obtain an engineering permit before installing, removing, or relocating poles (lighting or electrical) within the City's right of way. Permanent or temporary relocations or removals shall be reviewed and approved by the City.
44. Please discuss with City Public Works Department - Utilities, Rick Johnson at (954) 828-7809, concerning the proposed methods of noise, vibration, and odor mitigation.

Case Number: R15038

CASE COMMENTS:

Please provide a response to the following:

1. Per 47-25.2. B. *Communications network*. Buildings and structures shall not interfere with the city's communication network. Developments shall be modified to accommodate the needs of the city's communication network, to eliminate any interference a development would create or otherwise accommodate the needs of the city's communication network within the development proposal.
2. It is recommended that conduits be installed to facilitate the installation of a BDA system after the buildings are constructed. Space should be reserved for the BDA electronics, UPS power and the rooftop donor antenna. Conduits should be run for the antenna cables per the City Bi-Directional Amplifier Specifications. Antenna cable conduits shall not contain any other wiring.
3. The City has guidance documentation for the installation of a BDA system available from Gary Gray, Assistant Telecommunications Manager. He may be contacted via e-mail at ggray@fortlauderdale.gov or telephone at (954) 828-5762.

GENERAL COMMENTS:

The following comments are for informational purposes.

Please consider the following prior to submittal for Final DRC:

1. Identify if low E windows are planned for this project. Low E windows typically reduce the ability for radio signals to pass through the glass. Their use will increase the probability that the BDA system will be required.
2. Please identify and provide contact information for the contractor chosen to determine if the BDA system will be required.
3. BDA contractor shall provide signal strength calculations showing signal strengths expected within the completed building.

Please consider the following prior to submittal for Building Permit:

1. If it is determined that the BDA system will be required, design plans will be required showing signal strengths both before and after BDA installation and the proposed system design with equipment list. These plans shall be submitted to the Telecommunications Section for approval prior to issuance of a permit.

Case Number: R15038

CASE COMMENTS:

Please provide a response to the following:

1. Clarify the limit of work lines as it appears work is proposed outside of currently labeled areas. Remove whatever is not specifically included with this submittal.
2. Provide large canopy trees as street trees.
3. Provide alternate species for Royal Palms against the building.
4. The root barrier may be specified along the sidewalk facing the street or to wrap utilities. Root barrier is not to line the planter areas.
5. Structural soil is required under surfaces adjoining planting areas to accommodate root growth without lifting surfaces. This should be installed from the planting area to the building frontage.
6. The City has adopted Florida Friendly Landscaping requirements into our ULDR Section 47-21. This includes limited sod areas, native plant requirements, hydrozone planting requirements, street tree requirements, irrigation limitations, etc. Please see MuniCode for updated ordinance
https://www.municode.com/library/fl/fort_lauderdale/codes/unified_land_development_code?nodeId=UNLADERE_CH47UNLADERE_ARTIIIDERE_S47-21LATRPRE
7. Irrigation must be planned in accordance with ULDR 47-21.6.A.11 for proposed irrigation.
8. Illustrate the location of overhead utilities and follow FPL Right Tree Right Place guidelines for tree selection and placement.
9. All detached freestanding signs shall be landscaped underneath the sign with a continuous planting and irrigation system, as per ULDR 47-22.E.3.
 - a. This area is to be minimum 3 feet deep and extend at least the same length as the longest side of the sign.
 - b. Continuous planting is to be mulched and can be hedges and shrubs 2 feet tall planted 2 feet apart. Groundcover may be 6 inches tall planted 6 inches apart.
 - c. Irrigation shall be from a permanent water source.
 - d. Please clearly note and illustrate all of the above on plan.

GENERAL COMMENTS:

The following comments are for informational purposes for consideration prior to submittal for Building Permit:

1. A separate sub-permit application for Tree Removal and Relocation is required at time of master permit submittal.
2. A separate sub-permit application for General Landscaping is required at time of master permit submittal.

Case Number: R15038

Note: In addition to the written comments below, staff is providing images as examples to effectively communicate necessary improvements to the site plan, building layout, architecture, and public realm elements. The purpose of providing images is to guide the applicant in meeting the intent and goals of the Downtown Master Plan and to ensure revisions are made accordingly. Images can be found at the end of the Urban Design and Planning comments. For reference, additional images can be found in the Downtown Master Plan document.

CASE COMMENTS:

Please provide a response to the following:

- 1) The applicant is strongly encouraged to contact neighbors adjacent to, as well as condominium and neighborhood associations located within three hundred feet (300') of the development site, to advise of this proposal (a map and listing of officially-recognized neighborhood associations is provided on the City's website: <http://gis.fortlauderdale.gov/PDFs/ITS/Neighborhood%20Associations%20%2811x17%29%20-%20Fort%20Lauderdale.pdf>).
- 2) The site is designated Downtown Regional Activity Center on the City's Future Land Use Map. The proposed use is considered part of the All Aboard Station and therefore permitted in this designation. This is not a determination of consistency with the City's Comprehensive Plan Goals, Objectives and Policies.
- 3) The project is subject to City Commission request for review. If requested by City Commission, be advised, the City Clerk's office requires 48 hours-notice prior to a Commission meeting if a computer presentation is planned i.e. *Power Point*, to be provided on CD or flash drive and a copy submitted to the City Clerk, contact the project planner for more information (954-828-5019).
- 4) Provide documentation from the Broward County Planning Council verifying that the site does not require platting or replatting. If replatting or platting is not required, contact the Development Review Services Section of the Planning and Environmental Regulation Division of Broward County at (954) 357-6637 to ensure that proposed project is consistent with any recorded restrictions and provide documentation, if restrictions are in place.
- 5) Indicate the project's compliance with the following by providing a point-by-point narrative response, on letterhead, with date and author indicated:
 - a. Sec. 47-25.2, Adequacy Requirements. Expand the responses with more information. Ensure the information is applicable and accurate; and,
 - b. Sec. 47-25.3, Neighborhood Compatibility. Revise to include references to the Downtown Master Plan where appropriate.
- 6) A Design Review Team ("DRT") application was conducted on this project for review against the Downtown Master Plan and comments were sent to applicant on 6/23/15. Provide responses to both the DRT and DRC comments and revise plans accordingly.
- 7) Provide additional information regarding project limits and construction phasing as it relates to the station site plan, timeframes, etc.
- 8) This site plan modifies an existing approved site plan. Specifically, the temporary parking lot depicted on the station site plan. Please explain intent for temporary improvements and indicate timeline for future development. Applicant has made representation that a future Transit-Oriented Development ("TOD") site plan is envisioned and an application will be submitted to the City within a year. Provided future development plans are not solidified at this time, further discussion is warranted on appropriate

improvements to the southern portion of the project limits (e.g. sod versus planting more substantial landscape enhancements including shade trees).

- 9) Provide the following changes on the site plan:
- Shift the location of streetscape design starting at the road as follows: on-street parking, street trees/landscaping, sidewalk with intermediate areas of landscaping as described by staff comments under changes to building floor plan. (Reference: Downtown Master Plan, Local Streets, for cross section and dimensions. Note: sidewalks should be a minimum 7 feet wide);
 - Enlarge and extend the plaza south to the limits of the private drive. (Reference: Downtown Master Plan, B-2, Framing the Street, Pedestrian Public Space. Note: plaza should contain hardscape elements, landscape, and other features that add to a creative, comfortable public experience) See Image Set 1 for examples;
 - Enlarge and enhance the pedestrian crossing between the garage and station by creating a wider area with use of pavers in a creative pattern or paint the crosswalk with a unique design. At a minimum, the width should be the width of the station building;
 - Clarify location of FPL transformer and switchgear cabinet as they are depicted outside of FPL easement and how the applicant will coordinate to ensure these items are constructed in these locations, not in the middle of the sidewalk;
 - Consider no on-street parking along NE 3rd Avenue in order to provide a wider sidewalk that can function as an extension of the plaza; and,
 - Consider one-way movements along the driveway with taxi drop off areas to limit pedestrian-vehicular conflicts and create a safer experience;
 - Evaluate one-way movements, northbound, along NE 3rd Avenue to limit pedestrian-vehicular conflicts and create a safer experience.
- 10) Provide the following changes on the 1st level building floor plans:
- Provide retail space at the northwest and northeast corner of the floor plan;
 - Shift said retail spaces southward articulating the floor plan, thereby creating a space that can be used for outdoor dining, seating, or additional planting material;
 - Design the area along NW 2nd Street, between these retail spaces, with a combination of landscape against the building and glass storefront that can contain graphics, historical photos, and storyline about FEC, creation of All Aboard, etc. for the purposes of creating an interesting walk. Storefront shall be a minimum 2 foot in depth in order to create visual interest and not flat dimensional signage applied to windows. Additional discussion with staff is required. See Image Set 2 for examples;
 - Remove notes indicating "future access to retail" with "access to retail;"
 - Angle the southeast stairwell design, recommended at 45 degree angle, to provide relation of stairwell use with the plaza space and station;
 - Provide for bike storage along NW 4th Ave within a secure, enclosed space with transparency. Clarify the note "STO" on the floor plan fronting NW 4th Avenue. See Image Set 3 for examples; and,
 - Levels 6 and 7: Install canopy structures that contain solar photovoltaic panels that function as shade for parked cars, provide source of renewable energy for the project, and screen top level from taller building views. See Images for Rooftops Canopies.
- 11) Provide the following changes on the 6th and 7th level building floor plans:
- Install canopy structures various areas on the top levels (e.g. along perimeter, center of parking) See Image Set 4 for examples; and,
 - Install solar photovoltaic panels on top of the canopies. See Image Set 4 for examples.
- 12) Provide the following changes on the building elevations:
- Architectural enhancements to the southeast stairwell by increasing the height/vertical movement, adding angled/sloped rooftop feature, partial enclosures as well as recommendation to angle the floor plan design for the stairwell. See Image Set 5 for examples;

- b. Architectural enhancements to the northwest stairwell by increasing the height/vertical movement, adding angled/sloped rooftop feature, and partial enclosure element. See Image Set 5 for examples;
 - c. Replace score lines with a more creative, expressive, artistic feature. See Image Set 5 for examples;
 - d. Revise north elevation consistent with the changes outlined in comment 10(a) thru (c);
 - e. South elevation needs temporary treatment due to the expansive wall area and overall exposure; and,
 - f. Portion of the southeast stairwell that faces south and toward the plaza needs to be enhanced as described above in comment 12(a). See Image Set 5 for examples.
- 13) Provide detail specifications and photo examples of proposed perforated metal. Include existing structures and/or existing projects that have used the same product on a similar scale for the purposes of screening.
- 14) Indicate the location of bicycle parking on plans. Bicycle parking shall be in visible, well-lit areas as close as possible to pedestrian entryways/doors. In addition where possible, locate bicycle parking facilities in an area that is sheltered/covered. Consider installation of B-cycle for bike-sharing station; contact B-cycle (940-478-2191) to determine potential location. Also see staff comment 10(f) above in relation to bicycle storage.
- 15) Provide night time renderings and all light details to illustrate building illumination and any impact to adjacent properties. East elevation presents opportunities for creative use of building illumination once elevations are revised.
- 16) Provide photometric plan for entire site with photometric values extended to all property lines including the plaza area. Show values pursuant to ULDR Section 47-25.3.A.3.a and 47-20.14. Indicate lighting poles on site plan, landscape plan, and provide detail with dimensions. Garage internal lighting fixtures and glare cannot be visible from neighboring properties and consider reducing the height of poles on top levels of the garage due to proximity of the project nearby residential area.
- 17) Please be aware that the proposed development will be required to meet the minimum FEMA NFIP elevation requirements, and may be required to meet the higher standards required by City Ordinance Chapter 14, Florida Building Code Residential ULDR Section R322, or Florida Building Code 1612. All applicants are encouraged to discuss these requirements in detail with the City's Chief Building Official or his/her designee. Prior to Final DRC sign-off, applicant is required to submit two signed/sealed originals of the "Flood Zone Data" form along with all other submittal requirements.

General Comments

The following comments are for informational purposes. Please consider the following prior to submittal for Final DRC:

- 18) Provide a written response to all DRC comments within 180 days.
- 19) An additional follow-up coordination meeting may be required to review project changes necessitated by the DRC comments. Prior to routing your plans for Final DRC sign-off, please schedule an appointment with the project planner (954-828-5019) to review project revisions and/or to obtain a signature routing stamp.
- 20) All construction activity must comply with ULDR, Sec. 24-11, Construction sites. Contact John Madden, Chief Building Inspector (954-828-5255) to obtain his signature on the final DRC plans.
- 21) If a temporary construction trailer is needed for this project, provide the details and location of the trailer on an additional site plan, to avoid additional review in the future. Ensure details and location in order to receive approval from the Building Service Department's DRC Representative.

Case Number: R15038 - Image Sheet

Image Set 1: Examples of plaza space

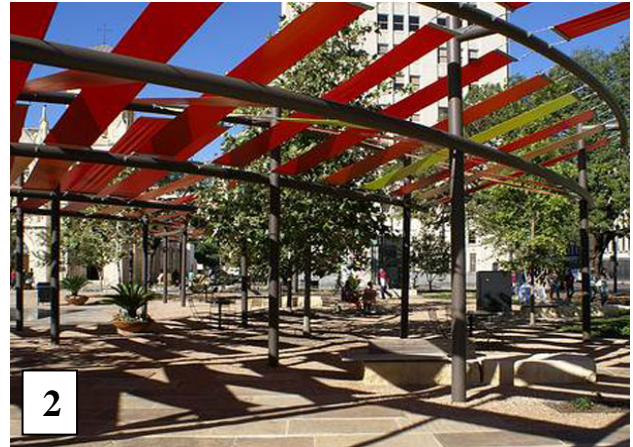


Image Set 2: Examples of storefront displays



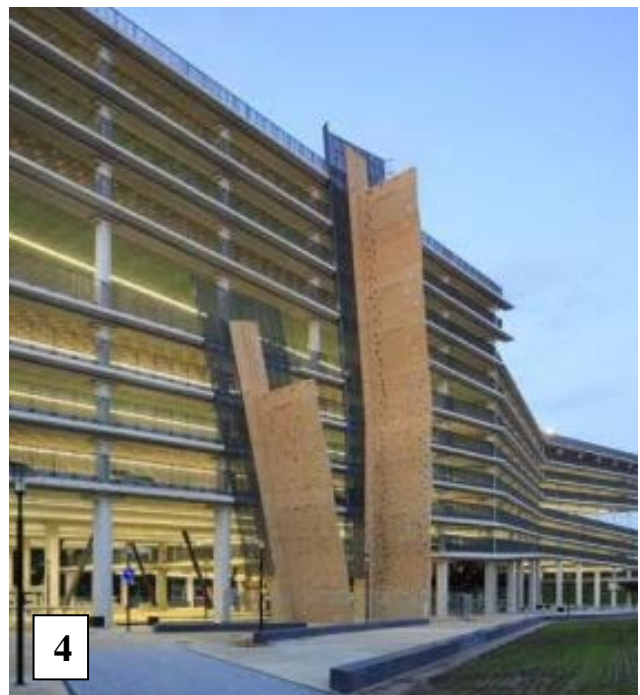
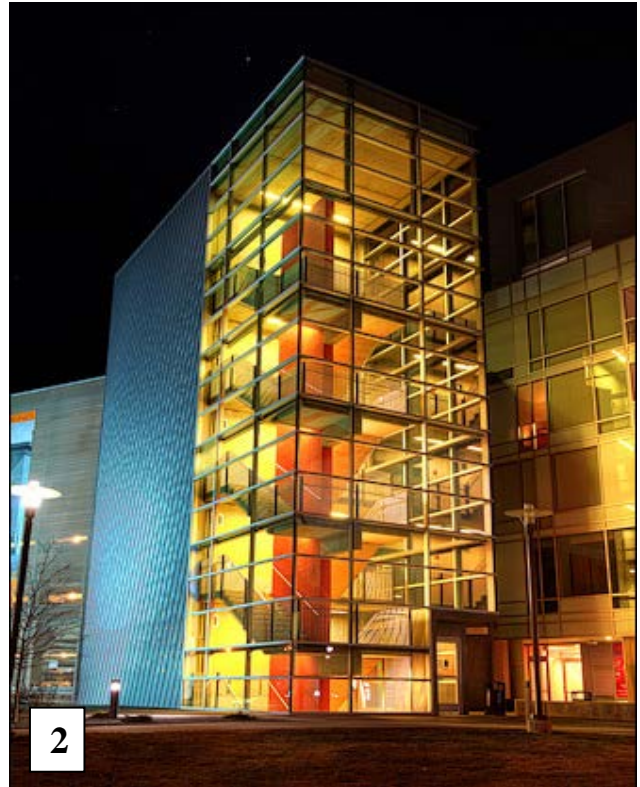
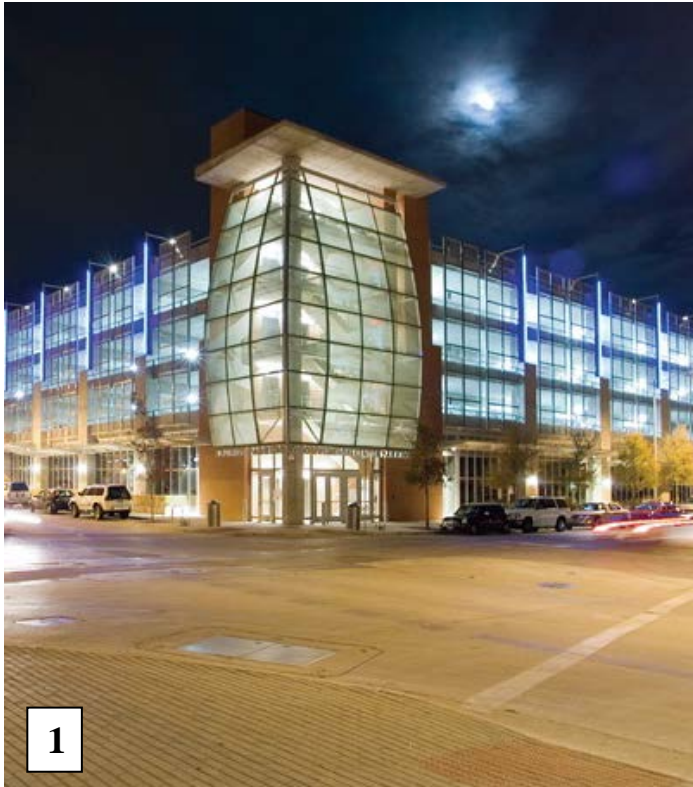
Image Set 3: Examples of bike storage



Image Set 4: Examples of solar canopies



Images Set 5: Examples of parking garage stairwells and creative, vertical treatment



Case Number: R15038

CASE COMMENTS:

Please provide a response to the following:

1. Signage should be used to direct visitors to common areas (pedestrian crosswalks, retail areas, elevators, etc.)
2. Stairwells should egress only first floor
3. All doors should be impact, metal, or solid core. Secondary locks should be provided along with an 180 degree view finder on solid doors
4. Consider pre-wiring retail spaces for alarm units
5. Easily identifiable and accessible emergency communication devices should be placed in the parking garage.
6. Light reflection type paint should be considered to increase ability to observe movement in the garage.
7. Consider the use of CCTV in areas such as garage entrance/exit points, strategically placed throughout the garage, common areas, elevators, stairwells, and any location where money is handled or stored.
8. Will there be manned security for the site?

GENERAL COMMENTS:

The following comments are for informational purposes.

Noted impact glazing

Noted arm bar gate at both entrances

It is highly recommended that the managing company make arrangements for private security during construction. Please submit comments in writing prior to DRC sign off.

Case Number: R15038

CASE COMMENTS:

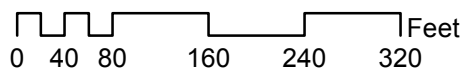
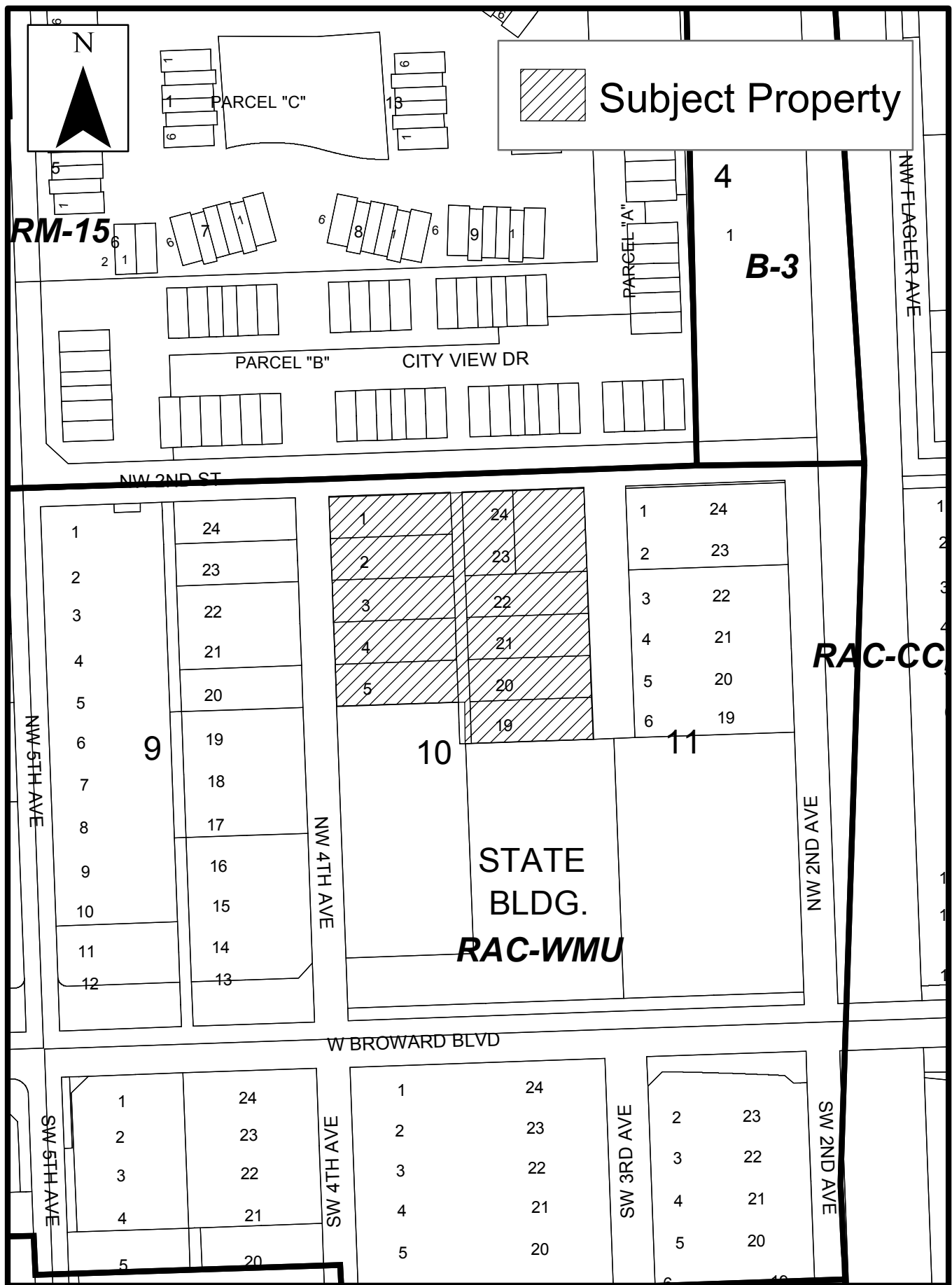
1. Continue coordination with the Transportation and Mobility Department regarding the traffic impact study.
2. Coordinate with Transportation and Mobility Department to ensure proposed sidewalk materials are consistent with the city's Mobility Hub project.
3. Please show the proposed taxi queuing location on all site plans.
4. Ensure adequate stacking can be accomplished at each garage entrance.
5. Provide a comparable site analysis to demonstrate provided parking is sufficient.
6. Remove the proposed stripped out "on-street parking" space adjacent to the station on NW 3rd Ave. and consider widening the proposed pedestrian crossing.
7. Update all site plans to show previously approved site plan details. The proposed Future TOD was approved as a surface parking lot not green space.
8. Ensure all sidewalks are a minimum of 10ft wide (12 preferred) with no obstructions, seamlessly connects to adjacent sidewalks, and are ADA compliant throughout the site.
9. Consider providing an ADA recommended detectable warning device to separate the walking zone on the sidewalk from furniture and planting zones.
10. Provide both long term and short term bicycle parking and bike pumps. Consult the APBP Bicycle Parking Guidelines and Broward County End-of-Trip Bicycle Facilities Guide. Provide minimum bicycle parking based on requirements in the guide and include on the site plan data sheet.
11. Consider providing a covered walkway from the parking garage to the train station.
12. Consider providing a 2nd floor direct route pedestrian bridge from the parking garage to the 2nd floor of the station.
13. Consider installing public art works throughout the site, including but not limited to a welcome to Fort Lauderdale sign.
14. Consider implementing an onsite bike rental program. Consider partnering with B-cycle to provide an onsite bike share station.

15. Consider providing a kiosk onsite, which provides detailed ways to move about the City without the use of a private vehicle.
16. Consider designating parking spaces in the garage for electric vehicles only with charging stations and the potential for car sharing services such as car-to-go and zipcar.
17. Additional comments may be provided upon further review.
18. Signature required.

GENERAL COMMENTS:

Please address comments below where applicable.

1. Contact Eric Houston at 954-828-5216 or ehouston@fortlauderdale.gov to set up an appointment for final plan approval.
2. The City's Transportation & Mobility Department encourages the use of sustainable materials such as permeable pavement and electric car charge stations and installation of multimodal facilities such as bicycle pump stations and bike lockers.



R15038